

**SPECIAL MAGISTRATE HEARING  
1<sup>st</sup> FLOOR COMMISSION CHAMBERS  
FORT LAUDERDALE CITY HALL  
MARK PURDY PRESIDING  
OCTOBER 20, 2016  
9:00 A.M.**

**Staff Present:**

Mary Allman, Secretary, Special Magistrate  
Yvette Cross-Spencer, Clerk III  
Porshia Goldwire, Administrative Services Supervisor  
Peggy Burks, Clerk III  
Stacey Gordon, Clerk III  
Dorian Koloian, Clerk III  
Geneva Williams, Clerk III  
Tasha Williams, Administrative Aide  
Rhonda Hasan, Assistant City Attorney  
Jose Abin, Building inspector  
Frank Arrigoni, Building Inspector  
Mario Carrasquel, Building Inspector  
Alejandro DelRio, Building Inspector  
John Earle, Code Compliance Officer  
Adam Feldman, Senior Code Compliance Officer  
Deanglis Gibson, Code Compliance Officer  
Ingrid Gottlieb, Senior Code Compliance Officer  
Lillian Houghton, Senior Code Compliance Officer  
Linda Holloway, Code Compliance Officer  
Shelly Hullett, Code Compliance Officer  
Captain Robert Kisarewich, Fire Inspector  
Jorge Martinez, Code Compliance Officer  
George Oliva, Chief Building Inspector  
Paulette Perryman, Code Compliance Officer  
Mary Rich, Code Compliance Officer  
John Suarez, Code Compliance Officer  
Lisa Edmondson, Prototype Inc. Recording Secretary

**Respondents and witnesses**

CE15081824: Alicia Brooks, manager; Luima Seresse  
CE15120472: John Phillips, attorney; Licinio Cruz Jr., director; Adelino Agostinko, director  
CE16010236: Adrian Zullo, contractor  
CE16040524: Calvin Williams, executor  
CE16061713: Andrew Mathison, owner  
CE16041701: Richard Vaughn, owner; Thomas Vaughn, owner  
CE16020934: Ingeborg Leatherbury, owner

CE16030797: Emanuel Lagatis, property manager  
CE16061294: Voldemar Harig, owner  
CE16030973: Jose Pena, agent  
CE15110979: M. Abu Tayeb Kahn, owner  
CE15101358: Charles Falcone, owner  
CE16081377: Andres Villabona, owner  
CE16081501: Greg Green, realtor; Carly Weitzman, attorney  
CE16010136: Milano Costello, owner  
CE16061126: Sahyli Leon, owner  
CE16021735: Juan Jimenez  
CE16081379: Jon Smal, owner  
CE16090018: Sadie Kirlew, owner; Cleon Kirlew, owner's son  
CE15082096: Monica Barnes, attorney  
CE15081947: Ashley Sayers, manager  
CE16060479: Tamara Terrel, representative  
CE16031221: David Bolderson, owner  
CE16080548: Goran Dragoslavic, owner  
CE16060486: Juan Gonzalez, owner  
CE16080444: Ruby-Ann Madder, neighbor; Eric Goldman, attorney; Zennon Mierzwa, neighbor  
CE15091865: Courtney Crush, attorney  
CE16010573: Mark Booth, attorney; Basia Armenta, owner  
CE14121602: Claudio Fajardo, manager; Norman Gabe, contractor; Michele Garrido, attorney; Leo Coury, employee  
CE10041251: John Aurelius, attorney  
CE15090925: Norm Kent, attorney  
CE14120990: Steven Fraser, attorney  
CE04030393: Edward Ethridge, owner's son  
CE09020966; CE12090086; CE13061568; CE14111254; CE15072520: Denise Mahoney, bank realtor  
CE15071058: Dwayne Dickerson, attorney; Mark Kushner, attorney  
CE15061034: Nazish Zaheer, bank attorney  
CE11040087: Michael Benton, representative  
CE03011738: Julian Cerri, representative  
CE11061900: Myra Orellanes  
CE15050208; CE15050210; CE15050211: Vincent Razinkov, owner  
CE13120207: Richard Kerry  
CE13060561; CE14100139: Dorothy Andresen

NOTE: All individuals who presented information to the Special Magistrate during these proceedings were sworn in.

The meeting was called to order at 9:00 A.M.

**Case: CE16010573**

2900 N ATLANTIC BLVD  
ARMENTA, GILBERT & BASIA

This case was first heard on 8/4/16 to comply by 9/15/16. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$8,000 and the City was requesting the full fine be imposed.

Ingrid Gottlieb, Senior Code Compliance Officer, said the property had been sold and was in compliance.

Mark Booth, attorney, said the new owners had never leased the property or advertised it for lease.

Judge Purdy imposed no fine.

**Case: CE15120472**

325 SW 26 ST  
GEMUETLICHKEIT & HARMONIE INC.

This case was first heard on 1/21/16 to comply by 5/19/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$45,900 fine, which would continue to accrue until the property was in compliance.

Captain Robert Kisarewich, Fire Inspector, reported the violations still existed but a permit application had been submitted.

John Phillips, attorney, confirmed that the permit application had been submitted and requested an extension. He said they were rehabilitating the property. Captain Kisarewich stated the occupant load must be reviewed before determining if the fire extinguisher and sprinkler would be required. Mr. Phillips requested three months.

Judge Purdy granted a 42-day extension, during which time no fines would accrue and ordered the respondent to reappear.

**Case: CE15091865**

2900 BELMAR ST  
TROPIROCK LLC

This case was first heard on 2/4/16 to comply by 3/17/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$21,600 fine, which would continue to accrue until the property was in compliance.

George Oliva, Chief Building Inspector, reported there had been a problem with the mailing address and recommended a 42-day extension.

Courtney Crush, attorney, requested 42 days.

Judge Purdy granted a 42-day extension, during which time no fines would accrue.

**Case: CE16080444**  
2886 NE 26 PL  
BROWN, PHILLIP R

Ordered to reappear

This case was first heard on 9/15/16 to comply by 10/20/16. Violations were as noted in the agenda. The property was not in compliance.

Jose Abin, Building Inspector, reported there was an order to vacate at the last hearing but the owner was still occupying the residence. He had spoken to the owner's attorney and agreed to recommend a 28-day extension.

Eric Goldman, attorney, said there had been significant progress.

Judge Purdy granted a 28-day extension, during which time no fines would accrue and ordered the respondent to reappear.

**Case: CE16080548**  
2361 NW 13 CT  
CASAMAX LLC

This case was first heard on 9/15/16 to comply by 9/16/16. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$3,750 and the City was requesting the full fine be imposed.

John Suarez, Code Compliance Officer, reported the property was in compliance and recommended imposition of the fines. Administrative costs totaled \$534.

Goran Dragoslavac, owner, explained that the tenant had a water account in her name but did not pay the bill. He had not known about this until the City disconnected the water. He had then needed to evict the tenant before putting the water bill in his own name.

Judge Purdy imposed a fine of \$534 for the days the property was out of compliance.

**Case: CE16060486**

Request for extension

2630 SW 5 ST

UCLER, NILUFER FELICIANO GONZALEZ, J

This case was first heard on 8/18/16 to comply by 9/29/16. Violations were as noted in the agenda. The property was not in compliance and fines had accrued to \$2,000.

Mary Rich, Code Compliance Officer, reported the permit had been issued and the owner was awaiting inspections. She recommended 56 days.

Juan Gonzalez, owner, was present.

Judge Purdy granted a 56-day extension, during which time no fines would accrue.

**Case: CE16081379**

1640 NE 4 PL

SMAL INVESTMENTS INC. % JON SMAL

Service was via posting at the property on 10/4/16 and at City Hall on 10/5/16.

Lillian Haughton, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Haughton presented the case file into evidence and said the owner was in the process of getting the permit. She recommended ordering compliance within 63 days or a fine of \$350 per day, per violation.

Jon Smal, owner, agreed.

Judge Purdy found in favor of the City and ordered compliance within 63 days or a fine of \$350 per day, per violation.

**Case: CE15081824**

300 W SUNRISE BLVD

DALE'S PROPERTIES-300 W SUNRISE LLC

This case was first heard on 11/19/15 to comply by 12/31/15. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$7,250 and the City was requesting the full fine be imposed.

Frank Arrigoni, Building Inspector, recommended reducing the fines to \$1,500.

Alicia Brooks, manager, said they had paid the first contractor and he had disappeared with the money.

Judge Purdy imposed a fine of \$1,500 for the days the property was out of compliance.

**Case: CE16041701**

801 SW 24 AVE  
VAUGHAN, THOMAS G LE  
VAUGHAN, RICHARD E LE ET AL.

Service was via posting at the property on 10/12/16 and at City Hall on 10/5/16.

Deanglis Gibson, Code Compliance Officer, testified to the following violation:  
9-304(b)

THERE ARE 2 BOATS/TRAILERS PARKED ON THE LAWN IN  
THE REAR OF THE PROPERTY.

Complied:  
9-305(b)

Officer Gibson presented photos of the property and the case file into evidence and recommended ordering compliance within 56 days or a fine of \$25 per day.

Richard Vaughn, owner, agreed to hide or remove the boats.

Judge Purdy found in favor of the City and ordered compliance within 56 days or a fine of \$25 per day.

**Case: CE16020934**

Request for extension

820 PONCE DE LEON DR  
GOOD SERVICE REALTY INC. % INGEBORG LEATHERBURY

This case was first heard on 9/1/16 to comply by 10/6/16. Violations were as noted in the agenda. The property was not in compliance and fines had accrued to \$575.

Linda Holloway, Code Compliance Officer, said one violation remained.

Ingeborg Leatherbury, owner, requested a six-week extension. Officer Holloway recommended 63 days.

Judge Purdy granted a 42-day extension, during which time no fines would accrue.

**Case: CE16031221**

2248 SW 34 AVE  
BOLDERSON, DAVID H

This case was first heard on 8/4/16 to comply by 8/25/16. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$5,500 and the City was requesting the full fine be imposed.

Jorge Martinez, Code Compliance Officer, confirmed the property was in compliance.

David Bolderson, owner, said he had been delayed by a knee injury over the summer.

Judge Purdy imposed a fine of \$534 for the days the property was out of compliance.

**Case: CE14121602**

3420 NW 53 ST  
SEAGIS FLCC LLC ONE TOWER BRIDGE

This case was first heard on 11/5/15 to comply by 12/17/15. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$15,350 fine, which would continue to accrue until the property was in compliance.

Mario Carrasquel Building Inspector, reported one permit was still expired and recommended a 28-day extension.

Norman Gabe, contractor, said there had been a problem getting the new air conditioner to communicate with the fire alarm. This permit was tied to the fire alarm permit.

Judge Purdy granted a 28-day extension, during which time no fines would accrue.

**Case: CE16021735**

1564 SW 28 AVE  
JIMENEZ, JUAN & SUZANNE

This case was first heard on 6/2/16 to comply by 7/14/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,850 fine, which would continue to accrue until the property was in compliance.

Frank Arrigoni, Building Inspector, recommended imposition of the fine because the permits had been renewed twice and expired again prior to the case being started.

Juan Jimenez, owner, explained that he had been dealing with a foreclosure for five

years. The second time the permits expired he had been ill and could not afford to do the work. He requested a 10-day extension.

Judge Purdy granted a 14-day extension, during which time no fines would accrue.

**Case: CE16090018**

1641 NW 25 TER

KIRLEW, SADIE

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

John Suarez, Code Compliance Officer, testified to the following violations:  
18-12(a)

THERE IS VEHICLE OIL STAINS AND VEHICLE REFUSE IN THE DRIVEWAY AND THE SWALE OF THE PROPERTY THAT IS BEING DISCARDED IN AN UNSANITARY MANNER.

BCZ 39-132.(a)

THERE IS EVIDENCE OF MAJOR MECHANICAL REPAIR IN R-1-C ZONED RESIDENTIAL SINGLE-FAMILY RESIDENCE. THERE ARE OUTDOOR STORAGE ITEMS INCLUDING BUT NOT LIMITED TO, OIL PANS, GAS CANISTERS, AND DERELICT VEHICLES.

BCZ 39-275(10)(b)

THERE IS MAJOR MECHANICAL REPAIR OF VEHICLES BEING PERFORMED AT THIS RESIDENTIAL PROPERTY AND SURROUNDING AREAS.

THIS VIOLATION WAS PREVIOUSLY CITED ON 02/24/2016 UNDER CASE CE16021337 AND COMPLIED ON 05/04/2016. DUE TO THE RECURRING NATURE OF THIS VIOLATION, THIS CASE WILL BE SCHEDULED FOR SPECIAL MAGISTRATE HEARING AND PRESENTED TO THE MAGISTRATE WHETHER THE PROPERTY COMES INTO COMPLIANCE BEFORE THE HEARING OR NOT.

Officer Suarez stated the violations were now in compliance and requested a finding of fact that the violations had existed as cited.

Sadie Kirlew, owner, was present.

Cleon Kirlew, the owner's son, reported the property had been cleaned up.

Judge Purdy found in favor of the City that the violations had existed as cited.



**Case: CE15082096**

Request for extension

1750 SW 31 AVE

FLORIDA POWER & LIGHT CO % PROP TAX

This case was first heard on 5/19/16 to comply by 11/17/16. Violations were as noted in the agenda. The property was not in compliance.

Jose Abin, Building Inspector, recommended imposition of the fines.

Monica Barnes, attorney, said the Assistant City Attorney had indicated via email that she would support a request for extension. She recalled that the City had issued a permit for this structure, which exceeded the height limit in the zoning district. FPL was waiting to appear before the Planning and Zoning Board. Ms. Barnes had already been before the DRC and been told by Planning and Zoning staff that they would probably need to reclassify the utilities as a communications tower.

Ms. Hasan confirmed that Ms. Barnes needed to appear before the Planning and Zoning Board and recommended an extension until January. Ms. Barnes requested until the end of February for the appellate period to run out.

Judge Purdy granted a 133-day extension, during which time no fines would accrue and ordered the respondent to reappear.

**Case: CE16081501**

1401 NE 14 CT

PMT NPL FINANCING 2014-1% MCCALLA RAYMER

Service was via posting at the property on 9/23/16 and at City Hall on 10/5/16.

Jose Abin, Building Inspector, testified to the following violations:

18-1.

PROPERTY IS PUBLIC NUISANCE. THERE ARE NO OPERABLE UTILITIES TO MAINTAIN THE POOL. THE WATER IN THE POOL IS DIRTY, UNSANITARY AND STAGNANT; THEREFORE, THE POOL HAS BECOME A HEALTH HAZARD. THE OWNERS HAVE BEEN UNABLE OR UNWILLING TO MAINTAIN THE POOL IN A SAFE AND SANITARY CONDITION. THIS PROPERTY HAS BEEN REPEAT OFFENDER.

9-259

(1) THE HEAD OF THE ENFORCING AGENCY SHALL DECLARE AS UNFIT FOR HUMAN OCCUPANCY ANY DWELLING, DWELLING UNIT, HOTEL, HOTEL UNIT, ROOMING HOUSE OR ROOMING UNIT WHICH IS FOUND TO HAVE ANY OF THE FOLLOWING DEFECTS:

A. ONE WHICH IS SO DILAPIDATED, DAMAGED, DECAYED,

UNSANITARY, UNSAFE OR VERMIN INFESTED THAT IT CREATES A SERIOUS HAZARD TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

B. ONE WHICH LACKS ILLUMINATION, VENTILATION OR SANITARY FACILITIES ADEQUATE TO PROTECT THE HEALTH OR SAFETY OF THE OCCUPANTS OR OF THE PUBLIC.

C. ONE WHICH, BECAUSE OF ITS GENERAL CONDITION OR LOCATION, IS UNSANITARY, OR OTHERWISE DANGEROUS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

A BUILDING SHALL BE DEEMED UNSAFE WHEN: SWIMMING POOLS THAT CONTAIN STAGNANT WATER ARE DEEMED UNSANITARY AND DANGEROUS TO HUMAN LIFE AND PUBLIC WELFARE AND SHALL BE PRESUMED AND DEEMED UNSAFE. THE BUILDING DOES NOT HAVE THE REQUIRED UTILITY SERVICES CONNECTED TO MAINTAIN THE POOL. THE PROPERTY IN THIS CONDITION IS A POTENTIAL BREEDING GROUND FOR MOSQUITOES AND A PUBLIC NUISANCE.

Inspector Abin presented photos of the property and the case file into evidence and recommended ordering the owner to mitigate the hazard or apply for permits to demolish the pool and fill it with clean fill within 15 days or the City would fill the pool at the owner's expense.

Carly Weitzman, attorney, said the realtor would get the pool into compliance within 15 days

Judge Purdy found in favor of the City and ordered compliance within 14 days or the City would fill the pool at the owner's expense.

**Case: CE15081947**

1923 NW 9 AVE

CRP II-LAUDERDALE MANOR LLC

This case was first heard on 12/17/15 to comply by 1/28/16. Violations and extensions were as noted in the agenda. The property was in compliance, fines had accrued to \$1,800 and the City was requesting the full fine be imposed.

Mario Carrasquel, Building Inspector, confirmed the property was in compliance and recommended reducing the fine to \$520.

Ashley Sayers, manager, agreed to the fine reduction.

Judge Purdy imposed a fine of \$534 for the days the property was out of compliance.

**Case: CE15101358**

1333 NE 2 AVE

FALCONE, CHARLES H/E FALCONE, JOSEPHINE

Service was via posting at the property on 9/23/16 and at City Hall on 10/5/16.

Jose Abin, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT WAS LEFT TO EXPIRE:

BUILDING PERMIT # 13050170 (R AND R 7 WINDOWS NON  
IMPACT)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance with FBC (2014) 105.3.2.1 within 42 days or a fine of \$50 per day and a 180-day extension from the date the permits were renewed for FBC (2014) 110.6.

Charles Falcone, owner, agreed.

Judge Purdy found in favor of the City and ordered compliance with FBC (2014) 105.3.2.1 within 42 days or a fine of \$50 per day and a 180-day extension from the date the permits were renewed for FBC (2014) 110.6.

**Case: CE16081377**

1400 NE 4 CT

FLOREZ, LUIS CARLOS VILLABONA,  
VILLABONA, ANDRES H/E

Service was via posting at the property on 10/4/16 and at City Hall on 10/5/16.

Lillian Haughton, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Haughton presented the case file into evidence and said the owner was in the process of obtaining the license. She recommended ordering compliance within 63 days or a fine of \$350 per day.

Andres Villabona, owner, agreed.

Judge Purdy found in favor of the City and ordered compliance within 63 days or a fine of \$350 per day.

**Case: CE16010236**

526 NW 15 WAY

526 NW 15 WAY LAND TR HOME 4 U LLC

This case was first heard on 5/19/16 to comply by 6/30/16. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$2,050 and the City was requesting the full fine be imposed.

Frank Arrigoni, Building Inspector, recommended reducing the fine to \$580.

Adrian Zullo, contractor, said they had just not paid for the permits on time.

Judge Purdy imposed a fine of \$580 for the days the property was out of compliance.

**Case: CE16030973**

Request for extension

911 SW 15 TER

BET-TER HOLDINGS LLC

This case was first heard on 6/16/16 to comply by 9/15/16. Violations were as noted in the agenda. The property was not in compliance and fines had accrued to \$3,400.

Linda Holloway, Code Compliance Officer, said the owner was making progress but the contractor had walked out on the job.

Jose Pena, agent, requested 63 days.

Judge Purdy granted a 63-day extension, during which time no fines would accrue.

**Case: CE16061294**

836 NW 15 AVE

HARVIG PROPERTIES LLC

Service was via posting at the property on 9/23/16 and at City Hall on 10/5/16.

Jose Abin, Building Inspector, testified to the following violations:  
9-259

THE STRUCTURE IS IN ITS PRESENT CONDITION IS  
UNSAFE, UNSANITARY AND DANGEROUS TO THE COMMUNITY;  
IT DOES NOT MEET THE MINIMUM HOUSING REQUIREMENTS  
OF THE CITY ORDINANCE.

1. BUILDING IS UNINHABITABLE AND UNSANITARY IN ITS  
PRESENT CONDITION.

2. BUILDING IS A PUBLIC NUISANCE.
3. THERE IS STRUCTURAL DAMAGE TO PORTIONS OF THE BUILDING.
4. TO THE BEST INFORMATION AVAILABLE TO THE CITY THE BUILDING HAS BEEN UNOCCUPIED AND VACANT FOR THE PAST 5 YEARS.

9-260.(a)

PER THIS SECTION OF THE CITY ORDINANCE IF THE OWNER REFUSES, OR DOES NOT APPEAR AT THE HEARING, TO COMPLY TO CORRECT THE VIOLATIONS AS NOTED IN SECTION 9-259 THE CITY SHALL HAVE RECOURSE TO ADDRESS THE VIOLATIONS AND MAY REQUIRE THE UNSAFE STRUCTURE TO BE VACATED OR DEMOLISHED AT THE OWNERS EXPENSE.

9-1.(d)

THIS BUILDING IN ITS PRESENT CONDITION DOESN'T MEET THE CRITERIA OF THE FLORIDA BUILDING CODE (2014) SECTION 116 UNSAFE STRUCTURES FOR MINIMUM MAINTENANCE STANDARDS AND THE FORT LAUDERDALE MINIMUM HOUSING CODE AND IT MUST BE REPAIRED BY THE OWNERS OR DEMOLISHED:  
VIOLATIONS OF THE FLORIDA BUILDING CODE ARE APPLICABLE UNDER THIS SECTION OF CITY OF FORT LAUDERDALE ORDINANCE.

Inspector Abin presented photos of the property and the case file into evidence and recommended ordering the owner to apply for permits to repair or demolish the property within 30 days or the City would demolish the property at the owner's expense.

Voldemar Harig, owner, requested 60 days.

Judge Purdy found in favor of the City and ordered the owner to apply for permits to repair or demolish the property within 35 days or the City would demolish the property at the owner's expense

**Case: CE15110979**

1270 SW 28 WAY

POPULAR REAL ESTATE COMPANY

This case was first heard on 8/4/16 to comply by 9/1/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$2,400 fine, which would continue to accrue until the property was in compliance.

Ingrid Gottlieb, Senior Code Compliance Officer, reported she had spoken with the owner several times. She recommended imposition of the fines.

M. Abu Tayeb Kahn, owner, explained that he had complied some violations but now there were more. Officer Gottlieb stated the fences were in disrepair. Some work had been done, but some of the fence still needed work. Mr. Kahn requested three months. Officer Gottlieb stated the chain link fence could be removed to comply. Mr. Kahn said he had not been able to find a contractor to do the work within 30 days.

Ms. Hasan stated the violation dated from 2015 and a fence violation was not complicated. She felt three months was too long.

Judge Purdy granted a 28-day extension, during which time no fines would accrue and ordered the respondent to reappear.

**Case: CE16060479**

2150 NE 52 ST  
O'BRIEN, FRANK

Personal service was via made on 9/26/16.

John Earle, Building Inspector, testified to the following violation:  
9-305(b)

LARGE AREAS IN FRONT YARD WHERE GRASS IS DEAD AND  
WEEDS THROUGHOUT FRONT YARD.

Complied:  
9-304(b)

Inspector Earle presented photos of the property and the case file into evidence and recommended ordering compliance within 28 days or a fine of \$25 per day.

Tamara Terrel, representative, agreed.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$25 per day.

**Case: CE16030797**

823 NE 14 CT  
GQ HOLDINGS 1329 LLC

This case was first heard on 5/19/16 to comply by 6/23/16. Violations and extensions were as noted in the agenda. The property was not in compliance and the City was requesting imposition of the fine, which would begin on 10/21/16 and would continue to accrue until the property was in compliance.

Jose Abin, Building Inspector, reported there had been progress and recommended a 91-day extension with an order to reappear.

Emanuel Lagatis, property manager, agreed.

Judge Purdy granted a 91-day extension, during which time no fines would accrue and ordered the respondent to reappear.

**Case: CE16061713**

640 SW 16 AVE  
MATHISON, ANDREW

Service was via posting at the property on 9/29/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violation:  
FBC(2014) 105.3.2.1

THE FOLLOWING BUILDING PERMITS ARE EXPIRED.  
02010854 (NEW WINDOWS (34) DOORS (11)  
02011134 (#103/203 INS (2) WALLS & CLOSETS/STUCCO  
MOLDINGS)

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Andrew Mathison, owner, said a previous owner had pulled the permits in 2002 and the contractor was deceased. Inspector Arrigoni said the windows and doors were a life safety issue and must be addressed. Since this was a rental property, the owner would need a contractor.

Judge Purdy found in favor of the City and ordered compliance within 56 days or a fine of \$50 per day.

**Case: CE16061126**

1544 NW 9 AVE  
KDE OF FL 1 LLC

Service was via posting at the property on 9/29/16 and at City Hall on 10/5/16.

Alejandro DelRio, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
BUILDING PERMIT #14101850 (ON SITE ASPHALT DRIVEWAY)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector DelRio recommended ordering compliance with FBC (2014) 105.3.2.1 within 42 days or a fine of \$50 per day and a 180-day extension from the date the permits were renewed for FBC (2014) 110.6.

Sahyli Leon, owner, agreed.

Judge Purdy found in favor of the City and ordered compliance with FBC (2014) 105.3.2.1 within 42 days or a fine of \$50 per day and a 180-day extension from the date the permits were renewed for FBC (2014) 110.6.

**Case: CE16010136**

1473 NE 56 ST  
COSTELLO, MILANO

This case was first heard on 6/2/16 to comply by 7/14/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,850 fine, which would continue to accrue until the property was in compliance.

Milano Costello, owner, said he had removed the pea gravel and replaced it with sod. He had hired a contractor to repave the driveway but had fired him. His new contractor had pulled a permit and the work was ongoing.

Ingrid Gottlieb, Senior Code Compliance Officer, said the violation involved missing ground cover.

Judge Purdy granted a 14-day extension, during which time no fines would accrue.

**Case: CE16021534**

1101 SE 6 ST  
COBB, BRADY & LAUREN

Service was via posting at the property on 9/29/16 and at City Hall on 10/5/16.

George Oliva, Chief Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
MECHANICAL PERMIT #15063858 (AC CHANGEOUT 3TON 7KWH)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Oliva presented photos of the property and the case file into evidence and



recommended ordering compliance within 42 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day, per violation.

**Case: CE16081585**

Stipulated agreement

1529 SE 10 ST

GIBBONS D CLINE JUNIOR 2013 TR

WURZAK, KRISTIN CLINE TRSTEE

Violations:

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED AND NOT MAINTAINED, INCLUDING BUT NOT LIMITED TO ROTTED FASCIA.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED. THE PAINT HAS BECOME STAINED. STRUCTURAL PARTS INCLUDING FASCIA, SOFFITS AND DECK REAR AREA HAVE LOOSE MATERIALS AND NEED TO BE PATCHED AND/OR RESURFACED TO MATCH EXISTING COLOR.

9-305(b)

THE LANDSCAPE IS NOT BEEN MAINTAINED, THERE ARE BARE AREAS MISSING LAWN COVER.

18-11(b)

THE POOL LOCATED IN THE REAR OF THIS UNOCCUPIED PROPERTY HAS GREENISH/STAGNANT WATER AND DEBRIS. THE BUILDING DOES NOT HAVE THE REQUIRED UTILITY SERVICES TO MAINTAIN THE POOL WATER CIRCULATING AND SAFEGUARDS HAVE NOT BEEN TAKEN TO PREVENT HUMAN BEINGS OR ANIMALS FROM FALLING INTO OR HAVING ACCESS TO THE POOL, PER THE CODE ORDINANCE. THE PROPERTY IN THIS CONDITION IS A PUBLIC NUISANCE, A BREEDING PLACE FOR MOSQUITOES AND ENDANGERS THE PUBLIC HEALTH, SAFETY AND WELFARE OF THE COMMUNITY.

The City had a stipulated agreement with the owner to comply 18-11(b) within 14 days or a fine of \$250 per day and with the remaining violations within 63 days or a fine of \$100 per day, per violation. The City was requesting a finding of fact and approval of the stipulated agreement.

Judge Purdy found in favor of the City, approved the stipulated agreement and ordered compliance with 18-11(b) within 14 days or a fine of \$250 per day and with the remaining violations within 63 days or a fine of \$100 per day, per violation.

**Case: CE16040524**

535 NW 23 AVE  
HAMILTON, LORAIN EST

Personal Service was made on 10/3/16.

Mary Rich, Code Compliance Officer, testified to the following violation:  
9-308(b)

THE ROOF AT THIS LOCATION IS NOT MAINTAINED. THERE  
IS REMNANTS OF BLUE TARP HANGING FROM FASCIA AND  
WOOD STRIPS ON ROOFING.

Complied:  
9-305(b)

Officer Rich presented photos of the property and the case file into evidence and recommended ordering compliance within 63 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 63 days or a fine of \$50 per day.

**Case: CE16061664**

2027 NE 32 AVE  
HOWARD, GREGORY S

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Ingrid Gottlieb, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Gottlieb presented photos of the property and the case file into evidence and recommended ordering compliance within 28 days or a fine of \$500 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$500 per day.

**Case: CE16071618**

1701 W LAS OLAS BLVD  
HENZLER, ROBERT R & ROBERT R HENZLER R

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Ingrid Gottlieb, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Gottlieb presented photos of the property and the case file into evidence and said the owner had applied for a license. She recommended ordering compliance within 28 days or a fine of \$500 per day.

Judge Purdy found in favor of the City and ordered compliance within 28 days or a fine of \$500 per day.

**Case: CE16080347**

1700 NW 15 AVE

DAR, OFER

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

John Suarez, Code Compliance Officer, testified to the following violations:  
47-34.1.A.1.

THERE ARE ITEMS IN THE CARPORT AREA INCLUDING BUT  
NOT LIMITED TO BOXES, FURNITURE, CLOTHES, TRASH  
BAGS. THESE ITEMS CONSTITUTE OUTDOOR STORAGE  
WHICH IS NOT ALLOWED IN A RS-8 RESIDENTIAL AREA.

9-304(b)

THERE ARE VEHICLES PARKED ON THE LAWN.

9-280(b)

THERE IS A WINDOW COVERED WITH A BOARD IN THE REAR  
OF THE PROPERTY. THERE IS A FLOOR IN A BEDROOM  
THAT HAS LOOSE TILE AND THE WOOD FLOOR UNDERNEATH  
IS WET/DAMP.

9-279(g)

THE CENTRAL AIR-CONDITIONING UNIT IS IN DISREPAIR  
AND/OR NOT FUNCTIONING PROPERLY. THERE IS A DRYER  
UNIT THAT IS IN DISREPAIR.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN  
MAINTAINED. THE PAINT ON THE FASCIA BOARDS HAVE  
BECOME DIRTY/STAINED.

Officer Suarez presented photos of the property and the case file into evidence and recommended ordering compliance within 14 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 14 days or a fine of \$50 per day, per violation.

**Case: CE16080540**

430 NW 14 AVE  
HODGE, MILDRED EST

Service was via posting at the property on 9/26/16 and at City Hall on 10/5/16.

Shelly Hullett, Code Compliance Officer, testified to the following violations:  
18-4(c)

THERE ARE DERELICT VEHICLES PARKED/STORED ON THIS  
VACANT PROPERTY.

9-305(b)

THE LANDSCAPING OF THIS VACANT LOT, INCLUDING THE  
SWALE AREA, IS NOT PROPERLY MAINTAINED AND PROTECTED  
THERE IS REFUSE AND AREAS WHICH ARE BARE.

47-21.9.M.

THIS UNDEVELOPED PARCEL OF LAND HAS BEEN DISTURBED.  
THE GROUND COVER HAS BEEN WORN AWAY EXPOSING THE SOIL.

Officer Hullett presented photos of the property and the case file into evidence and recommended ordering compliance with 18-4(c) within 10 days or a fine of \$50 per day with the right to tow the vehicle and with the remaining violations within 35 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance with 18-4(c) within 10 days or a fine of \$50 per day with the right to tow the vehicle and with the remaining violations within 35 days or a fine of \$50 per day, per violation.

**Case: CE16081202**

1525 NW 5 ST  
V BOLDEN & R BOLDEN REV LIV TR

Service was via posting at the property on 10/3/16 and at City Hall on 10/5/16.

Shelly Hullett, Code Compliance Officer, testified to the following violations:  
9-280(b)

THERE ARE BUILDING PARTS INCLUDING BUT NOT LIMITED  
TO WALLS, DOORFRAMES, CEILINGS, AND FLOORS WHICH  
ARE DETERIORATED AND NOT STRUCTURALLY SOUND OR  
MAINTAINED IN REASONABLY GOOD REPAIR OR REASONABLY  
WEATHER AND WATER TIGHT AND RODENT PROOF.

9-306

THE EXTERIOR WALLS OF THIS STRUCTURE HAVE NOT BEEN

MAINTAINED IN A SECURE AND ATTRACTIVE MANNER. THE  
PAINT IS DIRTY, STAINED, LOOSE & PEELING.

9-280(g)

THE ELECTRICAL WIRING & ACCESSORIES ARE NOT  
MAINTAINED IN A GOOD, SAFE WORKING CONDITION.

Officer Hullett said the case was begun pursuant to a tenant complaint. She presented photos of the property and the case file into evidence and recommended ordering compliance within 21 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 21 days or a fine of \$50 per day, per violation.

**Case: CE15110303**

3016 SW 16 ST

COCKERELL, CHRIS

Service was via posting at the property on 10/3/16 and at City Hall on 10/5/16.

Jorge Martinez, Code Compliance Officer, testified to the following violations:

9-308(a)

THE ROOF AT THIS PROPERTY IS LEAKING

9-308(b)

THE ROOF IS DIRTY AND ITS NOT MAINTAIN IN A  
WELL-KEPT APPEARANCE.

9-306

THE EXTERIOR BUILDING WALLS HAVE NOT BEEN MAINTAINED.  
THE PAINT HAS BECOME STAINED. STRUCTURAL PARTS INCLUDING  
FASCIA AND SOFFITS HAVE LOOSE MATERIALS AND NEED TO BE  
PATCHED AND/OR RESURFACED TO MATCH EXISTING COLOR.

Complied:

9-276(c)(3)

9-278(e)

9-280(b)

9-280(f)

9-280(g)

Officer Martinez presented photos of the property and the case file into evidence and recommended ordering compliance within 35 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 35 days or a fine of \$50 per day, per violation.

**Case: CE16071843**

406 SW 10 ST  
406 SW 10 ST CORP

Service was via posting at the property on 10/3/16 and at City Hall on 10/5/16.

Jorge Martinez, Code Compliance Officer, testified to the following violation:  
9-305(b)

LANDSCAPING NOT MAINTAINED. THERE IS MISSING AND OR  
BARE AREAS OF LAWN COVER. INCLUDING THE SWALE AREA.

Complied:

9-313(a)

18-12(a)

Officer Martinez presented photos of the property and the case file into evidence and recommended ordering compliance within 35 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 35 days or a fine of \$50 per day.

**Case: CE16072240**

513 SW 6 ST  
BCMG GROUP LLC

Service was via posting at the property on 10/3/16 and at City Hall on 10/5/16.

Jorge Martinez, Code Compliance Officer, testified to the following violations:  
18-12(a)

THERE IS OVERGROWTH OF GRASS/PLANTS/WEEDS, TRASH AND  
DEBRIS ON THIS PROPERTY.

9-280(b)

THERE ARE BUILDING PARTS WHICH ARE DETERIORATED  
AND/OR NOT MAINTAINED, INCLUDING BUT NOT LIMITED  
TO, GUTTERS AND SHUTTERS.

9-308(b)

THERE IS DEBRIS ON THE ROOF CONSISTING OF  
SCATTERED LITTER, BRANCHES AND LEAVES.

Officer Martinez presented photos of the property and the case file into evidence and recommended ordering compliance within 35 days or a fine of \$50 per day, per violation.

Judge Purdy found in favor of the City and ordered compliance within 35 days or a fine of \$50 per day, per violation.

**Case: CE16061843**

3130 NW 69 CT  
REYNA, KATHERINE M

Service was via posting at the property on 9/25/16 and at City Hall on 10/5/16.

John Earle, Building Inspector, testified to the following violations:  
18-12(a)

THE PROPERTY IS OVERGROWN WITH GRASS AND WEEDS. THE BACKYARD IS EXTREMELY OVERGROWN. THERE IS TRASH AND CONSTRUCTION DEBRIS ON THE WEST SIDE OF HOUSE AND IN BACKYARD.

Complied:  
9-304(b)

Inspector Earle presented photos of the property and the case file into evidence and recommended ordering compliance within 15 days or a fine of \$150 per day.

Judge Purdy found in favor of the City and ordered compliance within 15 days or a fine of \$150 per day.

**Case: CE15100059**

1701 S FEDERAL HWY  
BURGER KING CORPORATION % RYAN

Service was via posting at the property on 9/29/16 and at City Hall on 10/5/16.

Jose Abin, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT WAS LEFT TO EXPIRE:  
MECHANICAL PERMIT # 10110865 (REPLACE EXIST HVAC  
UNITS 3 UNITS 6 TONS EACH)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Abin recommended ordering compliance with FBC (2014) 105.3.2.1 within 42 days or a fine of \$50 per day and a 180-day extension from the date the permits were renewed for FBC (2014) 110.6.

Judge Purdy found in favor of the City and ordered compliance with FBC (2014) 105.3.2.1 within 42 days or a fine of \$50 per day and a 180-day extension from the date the permits were renewed for FBC (2014) 110.6.

**Case: CE16081033**

600 SW 28 WY

CARTER, AMELIA EQLE CARTER, WILLIAM J

Service was via posting at the property on 9/29/16 and at City Hall on 10/5/16.

Jose Abin, Building Inspector, testified to the following violations:  
18-1.

PROPERTY IS PUBLIC NUISANCE. THERE ARE NO OPERABLE UTILITIES TO MAINTAIN THE POOL. THE WATER IN THE POOL IS DIRTY, UNSANITARY AND STAGNANT; THEREFORE, THE POOL HAS BECOME A HEALTH HAZARD. THE OWNERS HAVE BEEN UNABLE OR UNWILLING TO MAINTAIN THE POOL IN A SAFE AND SANITARY CONDITION. THIS PROPERTY HAS BEEN REPEAT OFFENDER.

9-259

(1) THE HEAD OF THE ENFORCING AGENCY SHALL DECLARE AS UNFIT FOR HUMAN OCCUPANCY ANY DWELLING, DWELLING UNIT, HOTEL, HOTEL UNIT, ROOMING HOUSE OR ROOMING UNIT WHICH IS FOUND TO HAVE ANY OF THE FOLLOWING DEFECTS:

A. ONE WHICH IS SO DILAPIDATED, DAMAGED, DECAYED, UNSANITARY, UNSAFE OR VERMIN INFESTED THAT IT CREATES A SERIOUS HAZARD TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

B. ONE WHICH LACKS ILLUMINATION, VENTILATION OR SANITARY FACILITIES ADEQUATE TO PROTECT THE HEALTH OR SAFETY OF THE OCCUPANTS OR OF THE PUBLIC.

C. ONE WHICH, BECAUSE OF ITS GENERAL CONDITION OR LOCATION, IS UNSANITARY, OR OTHERWISE DANGEROUS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

A BUILDING SHALL BE DEEMED UNSAFE WHEN: SWIMMING POOLS THAT CONTAIN STAGNANT WATER ARE DEEMED UNSANITARY AND DANGEROUS TO HUMAN LIFE AND PUBLIC WELFARE AND SHALL BE PRESUMED AND DEEMED UNSAFE. THE BUILDING DOES NOT HAVE THE REQUIRED UTILITY SERVICES CONNECTED TO MAINTAIN THE POOL. THE PROPERTY IN THIS CONDITION IS A POTENTIAL BREEDING GROUND FOR MOSQUITOES AND A PUBLIC NUISANCE.

Inspector Abin presented photos of the property and the case file into evidence and recommended ordering the owner to mitigate the hazard or apply for permits to drain



and fill the pool with clean fill within 15 days or the City would fill the pool at the owner's expense.

Judge Purdy found in favor of the City and ordered the owner to mitigate the hazard or apply for permits to drain and fill the pool with clean fill within 15 days or the City would fill the pool at the owner's expense.

**Case: CE16081795**

1860 NE 65 ST

WELLS FARGO BANK NA % MCCALLA RAYMER

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Jose Abin, Building Inspector, testified to the following violations:  
18-1.

PROPERTY IS PUBLIC NUISANCE. THERE ARE NO OPERABLE UTILITIES TO MAINTAIN THE POOL. THE WATER IN THE POOL IS DIRTY, UNSANITARY AND STAGNANT; THEREFORE, THE POOL HAS BECOME A HEALTH HAZARD. THE OWNERS HAVE BEEN UNABLE OR UNWILLING TO MAINTAIN THE POOL IN A SAFE AND SANITARY CONDITION. THIS PROPERTY HAS BEEN REPEAT OFFENDER.

9-1.(d)

VIOLATIONS OF THE FLORIDA BUILDING CODE ARE APPLICABLE UNDER THIS SECTION OF CITY OF FORT LAUDERDALE ORDINANCE.  
FBC(2014) 116.2.1.2.7

A BUILDING SHALL BE DEEMED UNSAFE WHEN:  
SWIMMING POOLS THAT CONTAIN STAGNANT WATER ARE DEEMED UNSANITARY AND DANGEROUS TO HUMAN LIFE AND PUBLIC WELFARE AND SHALL BE PRESUMED AND DEEMED UNSAFE.

9-259

(1) THE HEAD OF THE ENFORCING AGENCY SHALL DECLARE AS UNFIT FOR HUMAN OCCUPANCY ANY DWELLING, DWELLING UNIT, HOTEL, HOTEL UNIT, ROOMING HOUSE OR ROOMING UNIT WHICH IS FOUND TO HAVE ANY OF THE FOLLOWING DEFECTS:

A. ONE WHICH IS SO DILAPIDATED, DAMAGED, DECAYED, UNSANITARY, UNSAFE OR VERMIN INFESTED THAT IT CREATES A

SERIOUS HAZARD TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

B. ONE WHICH LACKS ILLUMINATION, VENTILATION OR SANITARY FACILITIES ADEQUATE TO PROTECT THE HEALTH OR SAFETY OF THE OCCUPANTS OR OF THE PUBLIC.

C. ONE WHICH, BECAUSE OF ITS GENERAL CONDITION OR LOCATION IS UNSANITARY, OR OTHERWISE DANGEROUS TO THE HEALTH OR SAFETY OF THE OCCUPANTS OR THE PUBLIC.

A BUILDING SHALL BE DEEMED UNSAFE WHEN: SWIMMING POOLS THAT CONTAIN STAGNANT WATER ARE DEEMED UNSANITARY AND DANGEROUS TO HUMAN LIFE AND PUBLIC WELFARE AND SHALL BE PRESUMED AND DEEMED UNSAFE. THE BUILDING DOES NOT HAVE THE REQUIRED UTILITY SERVICES CONNECTED TO MAINTAIN THE POOL. THE PROPERTY IN THIS CONDITION IS A POTENTIAL BREEDING GROUND FOR MOSQUITOES AND A PUBLIC NUISANCE.

Inspector Abin presented photos of the property and the case file into evidence and recommended ordering the owner to mitigate the hazard or apply for permits to drain and fill the pool with clean fill within 15 days or the City would fill the pool at the owner's expense.

Judge Purdy found in favor of the City and ordered the owner to mitigate the hazard or apply for permits to drain and fill the pool with clean fill within 15 days or the City would fill the pool at the owner's expense.

**Case: CE16050008**  
2900 NE 30 ST # D-8  
1927 TRUST

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
MECHANICAL PERMIT #03091729 (APT 8D REPL 1.5 TON A/C)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day.

**Case: CE16051562**  
5131 NW 30 LN  
SPANISH GOLD INVESTMENTS LLC

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
BUILDING PERMIT #15090078 (REPLACE CHINESE DRYWALL)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 56 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 56 days or a fine of \$50 per day.

**Case: CE16051560**

4020 GALT OCEAN DR # 102

PERRUZZA, MARIA & PERRUZZA, ORESTE

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
BUILDING PERMIT #15022301 (#102 KITCHEN BATH RENOVATION)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day.

**Case: CE16060411**

6385 BAY CLUB DR # 6385-4

BLACKSTONE, GERALD

Service was via posting at the property on 9/28/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
MECHANICAL PERMIT #15071115 (BLACKSTONE, GERALD  
SKAAR, MICHAEL)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day.

**Case: CE16062247**

1135 NW 7 AVE

TIITF/HRS-YOUTH SERV BROWARD CHILDRENS SHELTER

Service was via posting at the property on 9/23/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:  
ELECTRICAL PERMIT #15101275 (CHANGE ELECTRICAL  
OUTLETS)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day.

**Case: CE16070086**

211 CAROLINA AVE

D & Y FLORIDA PROPERTIES LLC

Service was via posting at the property on 9/29/16 and at City Hall on 10/5/16.

Frank Arrigoni, Building Inspector, testified to the following violations:  
FBC(2014) 105.3.2.1

THE FOLLOWING PERMIT(S) WAS/WERE LEFT TO EXPIRE:

BUILDING PERMIT #15111321 (REPLACE GARAGE DOOR)

FBC(2014) 110.6

THIS WORK IS IN PROGRESS OR IT HAS BEEN PERFORMED  
AND/OR COVERED-UP WITHOUT THE REQUIRED INSPECTIONS  
APPROVAL FROM THE BUILDING DEPT. THROUGHOUT THE  
PERMITTING AND INSPECTION PROCESS.

Inspector Arrigoni presented photos of the property and the case file into evidence and recommended ordering compliance within 42 days or a fine of \$50 per day.

Judge Purdy found in favor of the City and ordered compliance within 42 days or a fine of \$50 per day.

**Case: CE16081263**

215 SE 12 AVE

FERNANDES, JOSEPH A

Service was via posting at the property on 10/4/16 and at City Hall on 10/5/16.

Lillian Haughton, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Haughton presented the case file, including an affidavit from the owner, into evidence, said the property was now in compliance and requested a finding of fact that the violation had existed as cited.

Judge Purdy found in favor of the City that the violation had existed as cited.

**Case: CE16081265**

615 NE 13 AVE

LAS MORAS VACATION RENTAL LLC

Service was via posting at the property on 10/4/16 and at City Hall on 10/5/16.

Lillian Haughton, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Haughton presented the case file into evidence and said the owner was in the application process. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Judge Purdy found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

**Case: CE16081375**

224 NE 14 AVE

LAS MORAS VACATION RENTAL LLC

Service was via posting at the property on 10/4/16 and at City Hall on 10/5/16.

Lillian Haughton, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Haughton presented the case file into evidence and said the owner was in the application process. She recommended ordering compliance within 63 days or a fine of \$250 per day.

Judge Purdy found in favor of the City and ordered compliance within 63 days or a fine of \$250 per day.

**Case: CE16081378**

1620 NE 4 CT

SAMUEL CARSON ROWLAND III REV TR

Service was via posting at the property on 10/4/16 and at City Hall on 10/5/16.

Lillian Haughton, Senior Code Compliance Officer, testified to the following violation:  
15-272.(a)

THIS PROPERTY IS BEING UTILIZED AS A VACATION  
RENTAL, WITHOUT THE REQUIRED CERTIFICATE OF  
COMPLIANCE FROM THE CITY.

Officer Haughton presented the case file into evidence, stated the violation was in compliance and requested a finding of fact that the violation had existed as cited.

Judge Purdy found in favor of the City that the violation had existed as cited.

**Case: CE15060364**

1443 NE 57 PL  
SANFORD, JUNE C

This case was first heard on 3/17/16 to comply by 7/21/16. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$750 and the City was requesting the full fine be imposed.

Paulette Perryman, Code Compliance Officer, reported the violation was in compliance. She recommended imposition of the fine.

Judge Purdy Imposed the \$750 fine.

**Case: CE15110028**

1647 NW 15 TER  
GOODMAN FAMILY TR CASTILLO, OSCAR A

This case was first heard on 4/7/16 to comply by 5/19/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$7,650 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$7,650 fine, which would continue to accrue until the violations were corrected.

**Case: CE16010833**

1905 NW 16 CT  
HSBC BANK USA NA TRSTEE

This case was first heard on 4/7/16 to comply by 6/9/16. Violations and extensions were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$24,000 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$24,000 fine, which would continue to accrue until the violations were corrected.

**Case: CE16010526**

2511 NW 28 TER  
MILLER, RENE M

This case was first heard on 4/7/16 to comply by 6/2/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$10,425 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$10,425 fine, which would continue to accrue until the violations were corrected.

**Case: CE16040743**

404 NW 21 TER  
SCHMITT, WILLIAM & LISA

This case was first heard on 8/4/16 to comply by 8/14 and 9/1/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$5,250 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$5,250 fine, which would continue to accrue until the violations were corrected.

**Case: CE16040736**

520 NW 21 TER  
MAJOR, WENDELL

This case was first heard on 8/18/16 to comply by 9/15/16. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$1,200 and the City was requesting no fine be imposed.

Judge Purdy imposed no fine.

**Case: CE16050467**

844 NW 10 TER  
MAKHOUL, GEORGE

This case was first heard on 8/4/16 to comply by 9/8/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of an \$8,200 fine, which would continue to accrue until the property was in compliance.

Shelly Hullett, Code Compliance Officer, reported she had met with the owner, who said he had been out of the country and was unaware of the violations. She recommended a 35-day extension.



Judge Purdy granted a 35-day extension, during which time no fines would accrue.

**Case: CE14091905**

2718 NE 17 ST  
MARTIN, LINE

This case was first heard on 3/19/15 to comply by 4/23/15. Violations were as noted in the agenda. The property was in compliance, fines had accrued to \$34,600 and the City was requesting the full fine be imposed.

Judge Purdy Imposed the \$34,600 fine.

**Case: CE16010568**

2709 CENTER AVE  
PKPG FAMILY TR & DAGS FAMILY TR ET AL.

This case was first heard on 8/4/16 to comply by 9/18/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$10,250 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$10,250 fine, which would continue to accrue until the violations were corrected.

**Case: CE16011145**

2971 SW 14 ST  
MCGURER, WILLIE L

This case was first heard on 8/4/16 to comply by 9/1/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$4,800 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$4,800 fine, which would continue to accrue until the violations were corrected.

**Case: CE15121320**

511 SE 5 AVE # 2211  
CASSATA, ROSARIO & CASSATA, VERONICA

This case was first heard on 5/19/16 to comply by 6/30/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$5,550 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$5,550 fine, which would continue to accrue until the violations were corrected.

**Case: CE16010430**

209 SW 18 AVE  
SOFREI LLC

This case was first heard on 4/21/16 to comply by 6/2/16. Violations were as noted in the agenda. The property was not in compliance and the City was requesting imposition of a \$6,950 fine, which would continue to accrue until the property was in compliance.

Judge Purdy imposed the \$6,950 fine, which would continue to accrue until the violations were corrected.

**Lien Reduction Hearings**

**Case: CE14120990**

1119 NW 14 CT  
US BANK NA TRSTEE

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$45,400 and City hard costs totaled \$902. The applicant had offered \$4,540.

Steven Fraser, attorney, was present.

Judge Purdy reduced the lien amount to \$5,442 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE11061900**

431 SW 29 AVE  
REALTY WHOLESALERS

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$158,000 and City hard costs totaled \$258. The applicant had offered \$1,580.

Myra Orellanes, representative, was present.

Judge Purdy reduced the lien amount to \$1,838 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE13120207**

1519 NW 11 CT  
DALLAND PROPERTIES LP

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$16,400 and City hard costs totaled \$994. The applicant had offered \$3,814.

Judge Purdy noted the owner had sent the fine payment to the wrong address.

Richard Kerry, representative, requested a 10-day extension to mail the fine.

Judge Purdy re-affirmed the prior order and granted a 10-day extension.

The following two cases for the same owner were heard together:

**Case: CE13060561**

1520 NE 63 CT  
ANDRESEN, DOROTHY

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$5,050 and City hard costs totaled \$718. Total liens for both cases: \$167,050; total hard costs: \$1,896.

Judge Purdy noted that the fines had accrued under a previous owner.

Dorothy Andresen, new owner, confirmed that the pool violation was in compliance.

Judge Purdy reduced the lien amount for this case to \$718 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE14100139**

1520 NE 63 CT  
ANDRESEN, DOROTHY

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$162,000 and City hard costs totaled \$1,178.

Judge Purdy reduced the lien amount for this case to \$1,178 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE10041251**

77 SW 20 ST  
ARDOX CORP

Notice was mailed to the owner via first class mail on 9/16/16. Stacey Gordon, Clerk III, testified that the lien amount was \$535,200 and City hard costs totaled \$387 and had already been paid. The applicant had offered \$2,500.

John Aurelius, attorney, said the Fire Marshal had reported that the fire suppression system had been determined to be insufficient but the City had informed the new owner that the system was not needed; it had been needed for a prior use. The roof had subsequently collapsed and the owner decided to sell the building. Mr. Aurelius stated the prospective buyer had repaired the system even though it was not needed.

Judge Purdy reduced the lien amount to \$2,500 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE15090925**

731 NW 5 AVE # A  
HARRY'S PLACE LLC

Notice was mailed to the owner via first class mail on 9/2/16. Stacey Gordon, Clerk III, testified that the lien amount was \$39,650 and City hard costs totaled \$681. The applicant had offered \$250.

Ms. Hasan said this was last of a group of cases that were on appeal. She recommended imposing hard costs.

Norm Kent, attorney, agreed.

Judge Purdy reduced the lien amount to \$681 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE11040087**

5351 NE 16 TER  
REALTYFIRE INVESTMENTS FTL 5351 LLC

Notice was mailed to the owner via first class mail on 9/6/16. Stacey Gordon, Clerk III, testified that the lien amount was \$41,830 and City hard costs totaled \$396. The applicant had offered \$500.

Michael Benton, representative, said they had applied for permits as soon as they purchased the property last year. They had sold the property and the closing was 30 days away.

Judge Purdy reduced the lien amount to \$1,896 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE15071058**

1529 NW 2 AVE  
RHA 2 LLC

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$59,800 and City hard costs totaled \$1,022. The applicant had offered \$0.00.

Dwayne Dickerson, attorney, said renovation costs had been over \$30,000. He noted that the company had spent over \$328,000 in renovation and beautification costs for their eight properties that had been cited.

Judge Purdy reduced the lien amount to \$1,022 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

The following three cases for the same owner were heard together:

**Case: CE15050208**

751 NW 57 ST # 3  
751 NW 57TH ST LLC

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$13,700 and City hard costs totaled \$304. Total liens for all three cases: \$42,300; total hard costs: \$958.

Vincent Razinkov, owner, was present.

Judge Purdy reduced the lien amount to \$304 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE15050210**

751 NW 57 ST # 4

751 NW 57TH ST LLC

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$14,300 and City hard costs totaled \$350. The applicant had offered \$0.00.

Judge Purdy reduced the lien amount to \$350 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE15050211**

751 NW 57 ST # 5

751 NW 57TH ST LLC

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$3,600 and City hard costs totaled \$14,300. The applicant had offered \$304.

Judge Purdy reduced the lien amount to \$304 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

The following five cases for the same owner were heard together:

**Case: CE09020966**

1458 SW 19 AVE

HSBC BANK USA NA TRSTEE %PNC MORTGA

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$226,600 and City hard costs totaled \$424. Total liens for all five cases: \$ 292,900; total hard costs: \$ 2,845.

Denise Mahoney, bank realtor, stated this had been a foreclosure. Judge Purdy noted the prior owner had vandalized the property and the bank spent significant money to repair it.

Judge Purdy reduced the lien amount to \$424 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE12090086**

1458 SW 19 AVE

HSBC BANK USA NA TRSTEE %PNC MORTGAGE

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$58,950 and City hard costs totaled \$764. The applicant had offered \$0.00.

Judge Purdy reduced the lien amount to \$764 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE13061568**

1458 SW 19 AVE

HSBC BANK USA NA TRSTEE %PNC MORTGAGE

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$1,950 and City hard costs totaled \$718. The applicant had offered \$0.00.

Judge Purdy reduced the lien amount to \$718 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE14111254**

1458 SW 19 AVE

HSBC BANK USA NA TRSTEE %PNC MORTGAGE

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$1,350 and City hard costs totaled \$405. The applicant had offered \$0.00.

Judge Purdy reduced the lien amount to \$405 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE15072520**

1458 SW 19 AVE

HSBC BANK USA NA TRSTEE %PNC MORTGAGE

Notice was mailed to the owner via first class mail on 9/15/16. Stacey Gordon, Clerk III, testified that the lien amount was \$4,050 and City hard costs totaled \$534. The applicant had offered \$0.00.

Judge Purdy reduced the lien amount to \$534 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE04030393**  
1040 NW 23 TER  
ETHRIDGE, CORA

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$43,425 and City hard costs totaled \$875. The applicant had offered \$0.00.

Edward Ethridge, the owner's son, confirmed that the prior owner, his uncle, had been responsible for the violations and fines. His mother had inherited the property after probate and now wanted to sell the property. Mr. Ethridge stated he had paperwork indicating the case was resolved in 2008.

Judge Purdy reduced the lien amount to \$1,875 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Case: CE15061034**  
1617 DAVIE BLVD  
WELLS FARGO BANK N A

Notice was mailed to the owner via first class mail on 9/2/16. Stacey Gordon, Clerk III, testified that the lien amount was \$57,700 and City hard costs totaled \$810.

Nazish Zaheer, bank attorney, confirmed that the bank had spent over \$30,000 to repair the property. She said the bank had acted as soon as it was aware of the violations. She offered \$2,885.

Ms. Hasan noted the bank had been the owner when the violations occurred and they were easy to remedy.

Judge Purdy reduced the lien amount to \$4,310 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.



**Case: CE03011738**

320 SW 14 CT

ALL US INVESTMENTS CORP

Notice was mailed to the owner via first class mail on 10/10/16. Stacey Gordon, Clerk III, testified that the lien amount was \$4,900 and City hard costs totaled \$580. The applicant had offered \$500.

Julian Cerri, representative, stated they had purchased the property four months ago and worked to comply the violations quickly.

Judge Purdy reduced the lien amount to \$1,080 payable within 60 days. If payment was not made by that date, the lien would revert to the original amount and the case would not be eligible for a future lien reduction hearing.

**Cases Complied**

The below listed cases were complied. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE16081247	CE16072089	CE16072092	CE16071146
CE16090238	CE16061819	CE16071575	CE16090043
CE16080871	CE16081130	CE16081606	CE16050938
CE16081376			

**Cases Rescheduled**

The below listed cases were rescheduled. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE16080694	CE16061742	CE12031922
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**Cases Closed**

The below listed cases were closed. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE16051364

**Cases Withdrawn**

The below listed cases were withdrawn. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

CE16060016	CE16060040	CE16090420	CE15121465
CE16010031	CE16040331	CE16040520	CE16051423
CE16062215	CE15100069	CE15081850	CE16040494
CE16051122	CE14090370	CE14121430	CE15061164

CE15041642  
CE09060886

CE15050950

CE08011001

CE08011610

**Cases With No Service**

The below listed cases had no service. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None


**Respondent Non-Appearence**

Respondents for the below listed cases did not appear. Additional information regarding respondents, violations, etc. can be found in the agenda, which is incorporated into this record by reference:

None

There being no further business, the hearing was adjourned at 11:35 A.M.

  
SPECIAL MAGISTRATE

ATTEST  
  
CLERK, SPECIAL MAGISTRATE

Minutes prepared by: J. Opperee, Prototype Inc.